

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

LILLIE FARNSWORTH  
R. M. C.

Know All Men by These Presents:

That I, George H. Smith, in the State aforesaid, in consideration of the sum of Nineteen Hundred Thirty Two and 71/100 (\$1932.71) DOLLARS, and the assumption of a mortgage hereinafter described to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s) (the receipt whereof is hereby acknowledged), have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the said

- CLAUDE W. CARTER, HIS HEIRS AND ASSIGNS FOREVER -

All that piece, parcel or lot of land, situate, lying and being in the City of Greenville, County of Greenville, State of South Carolina, being known and designated as Lot No. 212, Augusta Road Ranches, as per plat thereof recorded in the R. M. C. Office for Greenville County, S. C., in Plat Book "M", page 47, and having, according to said plat, the following metes and bounds, to wit:

BEGINNING at an iron pin on the North side of DeOyley Avenue, joint front corner of Lots Nos. 211 and 212, and running thence N. 0-13 W., 140 feet to an iron pin; thence S 89-47 W., 60 feet to an iron pin, joint rear corner of Lots Nos. 212, 213, 229 and 230; thence S. 0-13 E., 140 feet to an iron pin on the North side of DeOyley Avenue, joint front corner of Lots Nos. 212 and 213; thence along the North side of DeOyley Avenue, N. 80-47 E., 60 feet to an iron pin, the point of BEGINNING.

This property is subject to the building restrictions recorded in the R. M. C. Office for Greenville County in Deeds Vol. 231, Page 298.

Grantee to pay taxes for 1956.

As a part of the consideration, the grantee assumes and agrees to pay the balance on that certain mortgage of W. H. Smith to C. Douglas Wilson Company, on which there is a balance due in the amount of \$5,067.29, said mortgage being recorded in the R. M. C. Office for Greenville County in Mortgage Book 527, Page 451.

This being the same property conveyed to the grantor by deed recorded in Deed Book 454, page 435.

TOGETHER with all and Singular the Rights, Members, Hereditaments and Appurtenances to the said premises belonging, or in anywise incident or appertaining.

TO HAVE AND TO HOLD all and singular the said Premises before mentioned unto the grantee(s) hereinabove named and his Heirs and Assigns forever.

And the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s') Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto the grantee(s) hereinabove named, and the grantee's(s') Heirs and Assigns against the grantor(s) and the grantor's(s') Heirs and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

Witness the grantor's(s') hand and seal this 20th day of February in the year of our Lord One Thousand Nine Hundred and Fifty Six.

Signed, Sealed and Delivered in the Presence of

Edeltraud Slaton  
Sidney L. Jay

George H. Smith (Seal)  
Edeltraud Slaton (Seal)  
Four South Carolina Documentary Stamps (1 Dollar each)  
United States Revenue Stamp (20 Cents)

State of South Carolina

COUNTY OF GREENVILLE

Personally appeared before me Edeltraud Slaton

and made oath that he saw the within named grantor(s) George H. Smith sign, seal and as his act and deed deliver the within written deed, and that he, with Sidney L. Jay witnessed the execution thereof.

Sworn to before me this 20th day of February, A. D., 1956.  
Notary Public for South Carolina

Edeltraud Slaton

State of South Carolina

COUNTY OF GREENVILLE

RENUNCIATION OF DOWER

I, Sidney L. Jay Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Katie C. Smith wife of the within named George H. Smith did this day appear before me, and upon being privately and separately examined by me, did declare that she does freely, voluntarily, and without any compulsion, dread or fear of any person or persons whomsoever, renounce, release, and forever relinquish unto Claude W. Carter, his Heirs and Assigns, all her interest and estate, and also all her right and claim of Dower of, in or to all and singular the premises within mentioned and released.

GIVEN under my hand and seal this 20th day of February, A. D., 1956.  
Notary Public for South Carolina

Katie C. Smith

Cancelled documentary stamps attached: S. C. \$; U. S. \$; 3:57 P.M.  
Recorded this 21st day of February 1956 at M. No. #4606

5067.29  
1932.71  
7000.00